

Attendees: Barbara Gordon, Erin Lamon, Elizabeth Pena, Tony Curtis, Tracey Collins, Dr. Rosasxdewdlyn Smith, Jecorey Arthur, April Carreon, Elizabeth Fust, Lizz Taylor, Kaye Lawlis, Lizz Taylor, Sophia Banks.

Domain Facilitator: Erin Lamon
Notetaker: Sophia Banks

Link to shared folder: bit.ly/AFLHousingFolder

Discussion

1. Summary

The meeting was led by Erin, beginning with attendee introductions. The Age Friendly Louisville Housing Workgroup focused on the following topics:

- **Federal & Local Constituent Services by Rep Mc Garvey's Office:** Presentations on federal resources and dementia support.
- **Dementia Friends Kentucky:** Overview of free virtual awareness training and facility/community certification pathways presented by April Carreon (ODS).
- **Policy & Housing Updates:** Land Development Code (LDC) text amendments, accessibility standards, and community updates.
- **Advocacy & Tenant Protection:** Discussion on supporting for residents displaced by Simmons College's acquisition of 46 apartments at College Court.

2. Guest Speaker Presentations

Speaker 1: Office of Congressman Morgan McGarvey

- Presenter: Elizabeth Peña, *Deputy Director of Community Engagement and Grants* (In-Person).
- Constituent Services Overview: Assistance with federal agencies including Immigration, Social Security benefits, and Veterans Affairs (requires written constituent consent).
- Youth & Community Initiatives: Youth Advisory Council, Service Academy Nominations, and App Challenge Competition for middle and high school students. Flyers and details to be shared.
- Grants & Newsletters:
 - Sign up for the [Congressman Morgan McGarvey Regular Newsletter Subscription](#).

- Learn more about federal grant resources and access updates via the [Office of Congressman Morgan McGarvey Grant Applicants Page/Newsletter Subscription/](#)

Speaker 2: Dementia Friends Kentucky

- Presenter: April Carreon, *Office for Aging & Disabled Citizens (ODS) / Office of Dementia Services* (Virtual via Zoom).
- Program Overview: Free, 1-hour+ virtual information sessions aimed at increasing understanding of dementia/Alzheimer's disease and reducing stigma statewide. Completing session 1 confers Kentucky Dementia Friend status; an optional second session certifies participants as Dementia Friend Champions.
- Resources & Community Certification: Toolkits, attendance sheets, and workbooks are provided. Individual facilities (e.g., nursing homes) can be certified. Community-wide certification requires a formal application process (Barbara noted Age Friendly Louisville's goal to work toward becoming *Dementia Friendly Louisville*).
- April will send out dates and registration links for upcoming Dementia Friends Kentucky information sessions once the new virtual format is locked down.

Current events

1. Accessible Housing Gap Analysis & August KHC Conference (Liz)

Liz F. shared her presentation at the Kentucky Housing Corporation Statewide Affordable Housing Conference where she highlighted Ohio's requirement for 10% wheelchair-accessible units in funded developments.

- **League of Women Voters:** Lizz T. clarified her connection to the League of Women Voters locally, noting she cannot speak for the organization officially but suggested Liz F. contacting the Kentucky League of Women Voters for potential partnership opportunities with efforts of Gathering Strength, such as a workshop.

2. Inclusionary Zoning & Policy Updates

- [Plan for Shively](#) - no updates
- Ongoing Land Development Code (LDC) discussions regarding neighborhood housing near commercial corridors. **Changes to LDC** video: <https://www.youtube.com/watch?v=feT38J0kVGM> more info [here](#).
- **Public Comment on Neighborhood Housing Text Amendments:** The Office of Planning requested public comments on the proposed Neighborhood Housing regulations, focusing on multi-family housing options and supporting aging in place. The

Housing Workgroup submitted formal public comments aligning with our Age-Friendly Housing Action Plan ahead of the Planning Commission's public hearing on September 3 (Case 26-LDC-0001). Below is the submitted comment:

"On behalf of the Age-Friendly Louisville Housing workgroup, we want to express our strong support for the Neighborhood Housing Text Amendments (Case 26-LDC-0001).

As advocates for age-friendly communities in Louisville, we know that housing choice directly impacts health, independence, and quality of life for older adults. Expanding Accessory Dwelling Units (ADUs) and Missing Middle housing (duplexes, townhomes, cottage courts) provides vital infrastructure for our city:

- **Enables Aging in Place:** Gives older adults options to downsize into right-sized housing while staying in their familiar neighborhoods, close to family, trusted doctors, friends, and support networks.
- **Fosters Intergenerational Caregiving:** Makes it easier for aging parents, adult children, or caregivers to live on the same property while maintaining privacy and independence.
- **Provides Financial Relief:** Allows fixed-income seniors to generate extra income through ADUs to help cover rising property taxes and home maintenance costs.
- **Promotes Mobility & Health:** Gentle density near commercial corridors supports walkable environments for non-driving seniors, reducing social isolation.

We strongly urge the Planning Commission to recommend APPROVAL of Case 26-LDC-0001. We also encourage the city to keep ADU permitting simple and offer incentives for Universal Design (zero-step entries and accessible layouts) so these new units serve residents of all ages and mobility levels."

3. Awareness & Advocacy Campaign:

Continue discussion of Age-Friendly Housing Workgroup Housing Campaign Ideas put together by Jecorey:

<https://docs.google.com/document/d/1SasoOOJoL0LpEf0rKYbVOOUR8BgRsLNNvuVqWZLudPQ/edit?usp=sharing>

Access Action Plan on agefriendlylou.com/housing

Strategies for collecting and sharing success stories using our network → Ideas: Simmons students e.g. potential involvement with the College Court tenants campaign, UofL's Community Engaged Scholarship Academy or DSW program to help support a campaign. Outreach to the CESA Team at UofL was initiated. A meeting with the College Court tenants advocacy campaign organizers (Push Louisville) was held and details on the situation and ways to support were discussed. See more details in 4.

4. College Court & [PUSH Louisville](#) Update

- **Overview & Background:** Organizers shared an update on the situation at College Court, where Simmons College purchased 46 apartment units to convert into student housing. This transition is displacing vulnerable populations;

primarily seniors on fixed incomes. Affected residents have formed a tenant union and are mobilizing support through social media, a petition, press conferences, and events like "Stand with Tenants at Jazz in the Park." Housing workgroup members met with the organizers. The possibility of presenting at the October Housing Workgroup meeting was discussed. Support for cosigning a letter in support of this campaign or drafting a separate letter was suggested.

- **Group Discussion:**

- Tony compared the situation to the Yorktown Apartments, warning that displacing residents harms local affordable housing. He stressed that negotiation and relocation assistance must happen at a minimum, while noting that the current petition is too bare-bones and untargeted to be fully effective.
- Kaye mentioned that neglected maintenance and rent confusion may constitute non-compliance with Fair Housing rights and source-of-income protections for low-income seniors.

- **Workgroup Consensus & Next Steps:**

- The workgroup agreed that displacing seniors without adequate relocation support is unacceptable and that supporting this cause aligns with the group's mission.
- Domain advisors and the rest of the leadership team will convene to determine any support possible strategies. Additionally, Sophia will coordinate with campaign organizers regarding next steps to address fair housing concerns and proper relocation assistance. [The petition](#) was shared for any supporters to sign.
- For more context on local advocacy, view [Councilman Lyninger addresses tenant displacement at College Court Condos](#).

5. HUD BABA Rules & Housing Impact: [Bipartisan Senate Letter Pushes BABA Reforms](#) & [Request to Exempt Affordable Housing](#)

→ No updates

6. LMHA Progress Report Release: Covers major redevelopments at Dosker Manor, Parkway Place, and Iroquois Senior Living, plus plans for a local housing finance agency. [Read the Report](#) | [Watch on Louisville NOW!](#)

7. [The Roof Over Our Head](#) – Coalition Community Housing Conversation: Tony mentioned that the next candidate forum is September 9th at Parkland library at 5 pm and on September 22nd at St Matthew's library, with council candidates discussing this topic.

Tony also shared about a data center Report published by MHC, *PROTECTING COMMUNITIES IN THE AGE OF DATA CENTERS: Understanding the Consequences for Louisville's Housing and Utility*:

[Landscapehttps://metropolitanhousing.org/wp-content/uploads/2026/08/Protecting-Communities-in-the-Age-of-Data-Centers-MHC-Report-2026.pdf](https://metropolitanhousing.org/wp-content/uploads/2026/08/Protecting-Communities-in-the-Age-of-Data-Centers-MHC-Report-2026.pdf)

New Opportunities:

Tony mentioned the Metropolitan Housing Coalition's EveryHome program webinar on September 22nd at 1 pm on Zoom and that he will share the registration link. Check updates for EveryHome events here: <https://everyhomelou.org/events/>

Action Plan -Goal 1

Goal 1: Multigenerational Communities - Increase awareness of age-friendly, accessible & multigenerational communities through data and policy advocacy

- [Parkway Place Community Plan](#) was released (July 2026)

Action Plan -Goal 2

Goal 2: Home Modifications & ADUs - Promote aging-in-place and city ADU guidance.

Action Plan -Goal 3

Goal 3: Expansion and vetting of the Housing Resource List

Add updates/new resources. → Access the spreadsheet [HERE](#).

Erin reminded the group that the next Resource Guide update will be at October's workgroup meeting! Access the resource list [HERE](#).

Next Meeting – October 7th, 2026, 2 - 3:30 pm

Meetings are always the 1st Wednesday of each month, 2 - 3:30 pm

Center For Accessible Living, 501 E Broadway Suite 310 , Louisville, 40202 | Zoom link: <https://us02web.zoom.us/j/84744181090> Meeting ID: 847 4418 1090

Local Housing Updates, News & Events

The following upcoming events and news were discussed.

- **Planning Commission's Special Hearing** (Special Meeting for Neighborhood Housing) is held on Thursday, **September 3 at 5:00 PM** (in person at the Old Jail Auditorium or virtually via [WebEx](#)) to support the [Neighborhood Housing LDC text amendments](#) for ADUs and Missing Middle housing.
- **Project Warm's Annual BLITZ event** (Nov 7 & 14) - Volunteer team registration is open now, and client sign-ups launch after Labor Day! More into here: <https://projectwarm.org/blitz/>
- **Housing Alliance of Louisville 2026 Panel Series:** Upcoming sessions: *Working with Landlords* is held on October 28);. Registration required at metrounited.org/HAL
- **LIHEAP Summer Subsidy Open for Utility Assistance:** Mayor Craig Greenberg announced that Jefferson County residents at or below 150% of federal poverty guidelines can apply for a one-time electric bill credit (\$41–\$250) through the LIHEAP Summer Subsidy from August 3 through September 11 (or until funds run out)—learn more and schedule an appointment at louisvilleky.gov/LIHEAP.
- **Housing Stabilization Program Reopens**

The Louisville Metro Office of Social Services is again **accepting appointments for rental assistance and case management** for eligible Jefferson County renters. Learn more about income criteria and schedule an appointment using the [Housing Stabilization Online Scheduler](#) or by calling (502) 308-3344.

- **The Kentucky Housing Corporation** is accepting public comments via email at corpplanreport@kyhousing.org from August 31 to September 18, 2026, on its draft Consolidated Annual Performance and Evaluation Report (CAPER), available on the [KHC Consolidated & Action Plans page](#), detailing how federal housing block grant funds were used during Fiscal Year 2025.
- **Zoning Matters: Conversations with a City Planner** - City planners from Louisville Metro's Office of Planning answer questions about zoning, discuss changes to the Land Development Code (LDC). Next event: **Newburg Library** on Tue, Sep 15 2026, 3 - 7pm. [Learn more](#)

IN THE NEWS

Opportunity Village: New affordable housing units in West Louisville will range from \$695 to \$1,300 per month - Goodwill KY & Woda Cooper Companies. Find out more here: <https://www.youtube.com/watch?v=JMIinhR2gc9w> | [Article](#)